

166.0

0001

0014.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

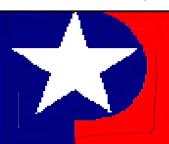
780,800 / 780,800

USE VALUE:

780,800 / 780,800

ASSESSED:

780,800 / 780,800



PROPERTY LOCATION

No	Alt No	Direction/Street/City
8		FLORENCE AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: BIRD HOUSTON E	
Owner 2:	
Owner 3:	

Street 1: 8 FLORENCE AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: BIRD HOUSTON E & BETTY D -

Owner 2: -

Street 1: 8 FLORENCE AVE

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains 7,500 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1875, having primarily Asbestos Exterior and 1831 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt	12	41C
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7500		Sq. Ft.	Site		0	70.	0.86	8									451,500						451,500	

IN PROCESS APPRAISAL SUMMARY

Legal Description										User Acct
										109849
										GIS Ref
										GIS Ref
										Insp Date
										07/21/18

USER DEFINED

Prior Id # 1:	109849
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
PRINT Date	Time
12/11/20	02:53:02
LAST REV Date	Time
12/01/20	12:28:34
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	329,400	0	7,500.	451,500	780,900	780,900	Year End Roll	12/18/2019
2019	101	FV	260,900	0	7,500.	451,500	712,400	712,400	Year End Roll	1/3/2019
2018	101	FV	260,600	0	7,500.	399,900	660,500	660,500	Year End Roll	12/20/2017
2017	101	FV	260,600	0	7,500.	335,400	596,000	596,000	Year End Roll	1/3/2017
2016	101	FV	260,600	0	7,500.	335,400	596,000	596,000	Year End	1/4/2016
2015	101	FV	245,500	0	7,500.	290,300	535,800	535,800	Year End Roll	12/11/2014
2014	101	FV	245,500	0	7,500.	280,600	526,100	526,100	Year End Roll	12/16/2013
2013	101	FV	245,500	0	7,500.	267,000	512,500	512,500		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	818-179		5/6/1972		27,000	No	No		Document number 497735 bk 431 pg 581.

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
7/21/2018		MEAS&NOTICE								HS		Hanne S
11/6/2008		Meas/Inspect								355		PATRIOT
11/9/2000		Hearing N/C										
1/21/2000		Inspected								276		PATRIOT
12/17/1999		Mailer Sent										
12/7/1999		Measured								243		PATRIOT
7/22/1993										AJS		

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/

